



TORRES SHIRE COUNCIL

To lead, provide and facilitate a sustainable, safe
and culturally vibrant community

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DATE: 24 May 2024

Our Ref: IDAS24/06
Enquire to: Phil Turner
Telephone: (07) 4069 1336

Greenway Architects
c/ Urban Sync
PO Box 2970
CAIRNS QLD 4870

Delivered via email: admin@urbansync.com.au

Dear Sir/Madam

Exemption Certificate

Given under Section 46(3)(b) of the Planning Act 2016

I am writing to inform you that Torres Shire Council has decided to approve an exemption certificate for assessable development over Lot 1 on SP142709 (Lease AF on SP324608), as detailed herein.

The reason Council has decided to issue an exemption certificate is because the effects of the development are deemed to be minor or inconsequential]

Specifically:

- The application triggers a Code Assessable development for Carrying out Building Work in the Community Facilities Zone and the designation of the site as a Local Non-Indigenous Heritage Place on the Heritage Overlay map;
- The building works are minor comprising of a 51m² storage extension to an existing hangar; and
- The proposed building works are directly adjoining the existing building and is an existing hardstand developed area of the airport. The extension will not impact the heritage values of the site.

If you find an inaccuracy in any of the information provided or have a query or seek clarification about any of these details, please contact Council on the above telephone number.

Yours sincerely

Dalassa Yorkston
Chief Executive Officer

EXEMPTION CERTIFICATE
(Section 46 of the *Planning Act 2016*)

INTRODUCTION

This exemption certificate is given on 24 May 2024 under section 46 (3)(b)(i) of the *Planning Act 2016* by Torres Shire Council acting as the local government that would be the assessment manager if the development, and no other development, were the subject of a development application.

APPLICATION DETAILS

Application Reference Number: IDAS24/06
Application Made Date: 3 May 2024 (payment made 20 May 2024)
Local Categorising Instrument: *Torres Shire Council Planning Scheme 2022*

SITE DETAILS

Street address: Airport Road, Horn Island
Real property description: Lot 1 SP142709 (Lease AF on SP324608)
Local government area: Torres Shire Council

DEVELOPMENT TO WHICH THIS EXEMPTION CERTIFICATE RELATES

Description of Proposal: Carrying out Building Work assessable against the Planning Scheme - Extension to existing hangar

REASONS FOR GIVING THE EXEMPTION CERTIFICATE

- a) The application triggers a Code Assessable development for Carrying out Building Work in the Community Facilities Zone and the designation of the site as a Local Non-Indigenous Heritage Place on the Heritage Overlay map;
- b) The building works are minor comprising of a 51m² storage extension to an existing hangar as detailed in plans provided in Attachment A; and
- c) The proposed building works are directly adjoining the existing building and is an existing hardstand developed area of the airport. The extension will not impact the heritage values of the site.

WHEN DEVELOPMENT MUST START OR BE COMPLETED

This exemption certificate has effect for two (2) years after the day this certificate was given, in accordance with section 46 (8) of the *Planning Act 2016*.

ADVICE

This exemption certificate attaches to the premises and benefits each of the owners, the owners' successors in title and any occupiers of the premises.

This exemption certificate has effect for 2 years after the day the certificate was given, or a later day stated on the certificate.

To the extent development does not comply with a requirement stated above, the exemption certificate has no effect.